



November 10, 2017

Ching-Pi Wang
Washington State Department of Ecology
3190 160th Ave SE
Bellevue Washington 98008-5452

Re: Progress Report No. 9 – November 2017

Mount Baker Housing Association PPCD No. 16-2-29584-3 SEA
Facility Site ID #96127971 and Cleanup Site ID #13054
Project No. 160324-01

Dear Ching-Pi:

This progress report by Aspect Consulting, LLC (Aspect) is for the Mount Baker Housing Association's (MBHA) Mount Baker Properties Site (Site) which includes properties slated for cleanup and redevelopment located at 2800 Martin Luther King Jr. Way S., 2864 South McClellan Street, 2810 South McClellan Street, 2806 South McClellan Street, and 2802 South McClellan Street (The Properties).

This progress report is being completed as a condition to a Prospective Purchaser Consent Decree (PPCD) signed between MBHA and the Washington State Department of Ecology (Ecology), amended and filed February 24, 2017. Per the PPCD, "MBHA will complete a Remedial Investigation and Feasibility Study (RI/FS) for the Site in accordance with the Model Toxics Control Act (MTCA) Regulation (Washington Administrative Code [WAC] 173-340) subject to Washington State Department of Ecology (Ecology) review and approval."

Section XII of the PPCD states that, "MBHA shall submit to Ecology written monthly Progress Reports that describe the actions taken during the previous month to implement the requirements of this Decree. The Progress Reports shall include the following unless Ecology determines otherwise as provided in this Section:

- A. A list of on-site activities that have taken place during the month;
- B. Detailed description of any deviations from required tasks not otherwise documented in project plans or amendment requests;
- C. Description of all deviations from the Scope of Work and Schedule (Exhibit C) during the current month and any planned deviations in the upcoming month;
- D. For any deviations from the schedule, a plan for recovering lost time and maintaining compliance with the schedule;
- E. All raw data (including laboratory analyses) received by MBHA during the past month and an identification of the source of the sample; and
- F. A list of deliverables for the upcoming month if different from the schedule."



The PPCD Amendment 1 also indicates that, “With respect to the Public Funds provided through this Amendment, MBHA shall also include in the monthly Progress Reports monthly and cumulative estimates of the funds expended by MBHA against the \$400,000 total of Public Funds provided through this Amendment, together with a projection of the funds expected to be expended in the forthcoming month. The estimate of funds expended shall include any invoices and expense proofs submitted for payment by MBHA's outside technical consultant(s).” A funding summary is provided as item H below. Pertinent invoices are attached to this monthly report.

A. On-Site Activities and Progress Made during Reporting Period

1. Project management, including interacting with Ecology and subcontractors, issuing progress letter, and miscellaneous project correspondence.
2. Finalized the RI Work Plan (RIWP) report on October 27, 2017.
3. Prepared for the RI field work, which included submitting street use permits applications, preparing traffic control plans, coordinating and scheduling with subcontractors, tenants, MBHA, and Ecology.
4. Reviewed Ecology's response to the Contained-In Determination Request and planned additional explorations to address the data gaps identified.

B. Deviations from Required Tasks Not Otherwise Documented in Project Plans or Amendment Requests

None.

C- D. Deviations from Schedule and Plan for Recovering Lost Time

1. Comments regarding the RIWP were received from Ecology in September and the draft RIWP was finalized October 27, 2017.
2. Street use permits for borings located in the ROWs will be obtained in October and November 2017 and the RI field effort will be completed in November 2017.
3. The draft RI report will be completed concurrently and immediately following drilling with the goal of having a draft RI report complete by the end of December 2017, as scheduled.

E. Raw Data Received from Laboratory

None.

F. List of Deliverables and/or Key Activities Planned for Next Month

1. Completing the field work described in the RIWP, which includes soil sampling, soil vapor sampling, monitoring well installation, monitoring well development, and groundwater sampling at the Site.
2. Submitting soil, soil vapor, and groundwater samples for chemical analysis.
3. Evaluating data as it is received from the chemical analytical laboratory.

G. Communications and Public Outreach Activities

Because communications and public outreach are critical elements on this project, we have also included information related to contacts with PLPs, Stakeholders and the Public:

1. Aspect scheduled a presentation with Sameth Mell of MBHA that will be given to the tenants of the Mt. Baker Village apartments.

H. Ecology Funding Details

Progress Report Number and Date	Invoice Cutoff Date	Invoice Date	Invoiced Amount	Funds Remaining	Projection of Funds to Be Expended in Next Month
Initial Allotment of Public Funds Provided				\$400,000.00	
--	02/17/17	02/28/17	\$33,105.18	\$366,894.82	--
1. 03/10/17	02/24/17	03/16/17	\$13,298.24	\$353,596.58	Up to \$25,000
2. 04/10/17	04/07/17	04/10/17	\$29,893.76	\$323,702.82	Up to \$30,000
3. 05/10/17	05/05/17	05/09/17	\$8,975.60	\$314,727.22	Up to \$40,000
4. 06/10/17	06/02/17	06/07/17	\$16,465.17	\$298,262.05	Up to \$40,000
5. 07/10/17	07/07/17	07/10/17	\$23,636.08	\$274,625.97	Up to \$40,000
6. 08/10/17	08/04/17	08/07/17	\$21,667.61	\$252,958.36	Up to \$70,000
7. 09/08/17	09/01/17	09/07/17	\$53,610.01	\$199,348.35	Up to \$70,000
8. 10/10/17	10/06/17	10/10/17	\$11,663.51	\$187,684.84	Up to \$70,000
9. 11/10/17	10/27/17	11/14/17	\$21,566.64	\$166,118.20	Up to \$100,000

Washington State Department of Ecology
November 10, 2017

Project No. 160324

Sincerely,

Aspect consulting, LLC



Jessica Smith, LG
Senior Geologist
jsmith@aspectconsulting.com



Dave Cook, LG, CPG
Principal Geologist
dcook@aspectconsulting.com

Attachments: November 14, 2017 Invoice

cc: Mt Baker Housing Association, Conor Hanson (email only)

V:\160324 Mt Baker Housing Assoc - Mt Baker Properties Site\Deliverables\Monthly Progress Reports\Monthly Progress Report No 9_Nov
10 2017.docx



INVOICE

Mt. Baker Housing Association
 Conor Hanson
 1423 31st Ave S
 Seattle, WA 98144

Invoice number 28073
 Date 11/14/2017

Project 160324 Mt. Baker Housing Assoc. – Mt Baker Properties Site

Professional Services for the Period 10/07/2017 to 11/10/2017

Services completed during this invoice period include:

- Project management, including interacting with Ecology and subcontractors, issuing progress letter, and miscellaneous project correspondence.
- Finalized the RI Work Plan report on October 27, 2017.
- Prepared for the RI field work, which included submitting street use permits applications, preparing traffic control plans, coordinating and scheduling with subcontractors, tenants, MBHA, and Ecology.
- Reviewed Ecology's response to the Contained-In Determination Request and planned additional explorations to address data gaps.

RI Mobs #1 and #2 and CID Request

Professional Services		Hours	Rate	Billed Amount
Principal II	<i>David A. Cook</i>	6.00	239.20	1,435.20
Senior	<i>Jessica A. Smith</i>	34.50	172.64	5,956.08
Project	<i>Fasih Khan</i>	15.00	146.64	2,199.60
Senior Staff	<i>Delia I. Massey</i>	2.25	127.92	287.82
Staff	<i>Kristin E. Beck</i>	3.00	113.36	340.08
Project Assistant	<i>Frances Ran</i>	0.50	88.40	44.20
Phase subtotal				10,262.98

Additional Environmental Services

Subtask 7.1 - Remedial Investigation (RI) Drilling, Mobilization #2

Professional Services		Hours	Rate	Billed Amount
Principal II	<i>David A. Cook</i>	5.00	239.20	1,196.00
Project Assistant	<i>Frances Ran</i>	0.25	88.40	22.10
Expense		Units	Rate	Billed Amount
Mileage FY 2017		35.00	0.62	21.54
Subcontracted Services		Units	Rate	Billed Amount
National Barricade Company, LLC				632.50
Phase subtotal				1,872.14

Subtask 7.2 - RI Drilling and Soil Vapor Sampling, Mobilization #3

Professional Services		Hours	Rate	Billed Amount
Senior	<i>Jessica A. Smith</i>	22.00	172.64	3,798.08
Staff	<i>Kristin E. Beck</i>	17.50	113.36	1,983.80

Additional Environmental Services

Subtask 7.2 - RI Drilling and Soil Vapor Sampling, Mobilization #3

		Hours	Rate	Billed Amount
Professional Services				
Sr. GIS/CAD Specialist	<i>Emelie A. Crumbaker</i>	0.75	122.72	92.04
Project Assistant	<i>Kim E. Peabody</i>	0.25	88.40	22.10
Expense				
Permit Fees				2,783.00
Subcontracted Services				
Applied Professional Services Inc.				310.50
Phase subtotal				8,989.52

Subtask 7.5 - Preparation of Draft and Final RI Reports

		Hours	Rate	Billed Amount
Professional Services				
Staff	<i>Na Hyung Choi</i>	0.25	113.36	28.34
Sr. GIS/CAD Specialist	<i>Emelie A. Crumbaker</i>	1.75	122.72	214.76
Project Assistant	<i>Mary M. Ratcliffe</i>	2.25	88.40	198.90
Phase subtotal				442.00
Additional Environmental Services subtotal				11,303.66

Invoice total **21,566.64**

Invoice Summary

Description	Contract Amount	Prior Billed	Current Billed	Remaining Amount	Remaining Percent
Environmental Consultation	5,000.00	5,451.94	0.00	-451.94	-9.04
Phase I Updates and Additional Environmental Support	9,200.00	10,493.86	0.00	-1,293.86	-14.06
RIWP, CID Request, and Communications with Ecology and MBHA	35,000.00	35,003.80	0.00	-3.80	-0.01
Mt. Baker Cleaners Explor., Public Notice Prep, Utility Research & X-Sec Prep	39,000.00	41,210.18	0.00	-2,210.18	-5.67
Additional Environmental Support	50,000.00	70,744.46	0.00	-20,744.46	-41.49
RI Mobs #1 and #2 and CID Request	113,000.00	65,273.52	10,262.98	37,463.50	33.15
Additional Environmental Services					
Subtask 7.1 - Remedial Investigation (RI) Drilling, Mobilization #2	1,800.00	0.00	1,872.14	-72.14	-4.01
Subtask 7.2 - RI Drilling and Soil Vapor Sampling, Mobilization #3	105,000.00	0.00	8,989.52	96,010.48	91.44
Subtask 7.3 - Survey of New Monitoring Wells	1,000.00	0.00	0.00	1,000.00	100.00
Subtask 7.4 - Groundwater Sampling of All Monitoring Wells at the Site	25,000.00	0.00	0.00	25,000.00	100.00
Subtask 7.5 - Preparation of Draft and Final RI Reports	31,000.00	0.00	442.00	30,558.00	98.57
Subtask 7.6 - CID Request	10,000.00	0.00	0.00	10,000.00	100.00
Subtotal	173,800.00	0.00	11,303.66	162,496.34	93.50
Total	425,000.00	228,177.76	21,566.64	175,255.60	41.24

Aging Summary

Invoice Number	Invoice Date	Outstanding	Current	Over 30	Over 60	Over 90	Over 120
28073	11/14/2017	21,566.64	21,566.64				

Total	21,566.64	21,566.64	0.00	0.00	0.00	0.00
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*Please include invoice number on the check and submit to the address shown at the bottom of the invoice.
Late payments may be subject to a 1.5% finance charge for each 30 days past due*

*If you have questions about your invoice, please contact us at 206-780-9370 or via email: invoices@aspectconsulting.com
If you would like to pay via electronic payment, please contact us via email: AccountingAR@aspectconsulting.com*